

089.0

0006

0004.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

Total Card / Total Parcel

647,800 /

647,800

USE VALUE:

647,800 /

647,800

ASSESSED:

647,800 /

647,800

## PROPERTY LOCATION

## IN PROCESS APPRAISAL SUMMARY



No	Alt No	Direction/Street/City
11		MEAD RD, ARLINGTON

OWNERSHIP		Unit #:
Owner 1:	BOUVRIE JACOB VINCENT	
Owner 2:		
Owner 3:		

Street 1: 11 MEAD RD

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry: Own Occ: Y

Postal: 02474 Type:

## PREVIOUS OWNER

Owner 1: PAPAS ARTHUR M/ELAINE/TRS -

Owner 2: 11 MEAD RD TRUST -

Street 1: 11 MEAD RD

Twn/City: ARLINGTON

St/Prov: MA Cntry: Own Occ: Y

Postal: 02474 Type:

## NARRATIVE DESCRIPTION

This parcel contains 6,400 Sq. Ft. of land mainly classified as One Family with a Ranch Building built about 1957, having primarily Wood Shingle Exterior and 1574 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 0 HalfBath, 0 Rooms, and 0 Bdrm.

## OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

## PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

## LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		6400		Sq. Ft.	Site		0	70.	0.96	5									428,400						428,400	

Legal Description										User Acct
										56977
										GIS Ref
										GIS Ref
										Insp Date
										11/07/18

17275!	
PRINT	
Date	Time
12/10/20	21:55:42
LAST REV	
Date	Time
02/05/19	12:48:11
ekelly	
7275	

Prior Id # 1: 56977
Prior Id # 2:
Prior Id # 3:
Prior Id # 1:
Prior Id # 2:
Prior Id # 3:
ASR Map:
Fact Dist:
Reval Dist:
Year:
LandReason:
BldReason:
CivilDistrict:
Ratio:

SALES INFORMATION		TAX DISTRICT		PAT ACCT.					
Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
PAPAS ARTHUR M/	65612-351		6/26/2015		539,900	No	No		
PAPAS ARTHUR M/	34447-475		12/10/2001	Family	99	No	No	Elaine Papas dod 3/13/2008 bk 65612 pg 350.	
GIRARDI FRANK J	33705-136		9/25/2001		349,900	No	No		
	10998-380		12/2/1965		1	No	No	N	

BUILDING PERMITS										ACTIVITY INFORMATION					
Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name			
8/16/2007	703	Wood Dec	6,167			G9	GR FY09	8 x 20 deck	11/7/2018	MEAS&NOTICE	CC	Chris C			
									3/18/2009	Meas/Inspect	163	PATRIOT			
									12/29/2001	MLS	MM	Mary M			
									1/19/2000	Measured	163	PATRIOT			
									8/3/1993		EK				

Sign:	VERIFICATION OF VISIT NOT DATA	/	/
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<b>EXTERIOR INFORMATION</b>				<b>BATH FEATURES</b>				<b>COMMENTS</b>				<b>SKETCH</b>															
Type: 19 - Ranch				Full Bath: 1	Rating: Average			TOILET IN BSMT.																			
Sty Ht: 1 - 1 Story				A Bath:	Rating:																						
(Liv) Units: 1	Total: 1			3/4 Bath:	Rating:																						
Foundation: 1 - Concrete				A 3QBth:	Rating:																						
Frame: 1 - Wood				1/2 Bath:	Rating:																						
Prime Wall: 1 - Wood Shingle				A HBth:	Rating:																						
Sec Wall: 8 - Brick Veneer	25%			OthrFix: 1	Rating: Average																						
Roof Struct: 1 - Gable				<b>OTHER FEATURES</b>																							
Roof Cover: 1 - Asphalt Shgl				Kits: 1	Rating: Good			1st Res Grid Desc: Line 1 # Units:																			
Color: WHITE				A Kits:	Rating:			Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O							
View / Desir:				Fppl: 1	Rating: Average																						
<b>GENERAL INFORMATION</b>				WSFlue:	Rating:																						
Grade: C+ - Average (+)				<b>CONDOS INFORMATION</b>																							
Year Blt: 1957	Eff Yr Blt:			Location:																							
Alt LUC:	Alt %:			Total Units:																							
Jurisdct:	Fact: .			Floor:																							
Const Mod:				% Own:																							
Lump Sum Adj:				Name:																							
<b>INTERIOR INFORMATION</b>				<b>DEPRECIATION</b>				<b>REMODELING</b>				<b>RES BREAKDOWN</b>															
Avg Ht/FL: STD				Phys Cond: AV - Average	31.	%		Exterior:		No Unit	RMS	BRS	FL														
Prim Int Wall: 1 - Drywall				Functional:		%		Interior:																			
Sec Int Wall:		%		Economic:		%		Additions:																			
Partition: T - Typical				Special:		%		Kitchen:																			
Prim Floors: 3 - Hardwood				Override:		%		Baths:																			
Sec Floors:		%		Total:	31	%		Plumbing:																			
Bsmnt Flr: 12 - Concrete				<b>CALC SUMMARY</b>				Electric:																			
Subfloor:				Basic \$ / SQ:	95.00			Heating:																			
Bsmnt Gar:				Size Adj.: 1.35000002				General:																			
Electric: 3 - Typical				Const Adj.: 1.00739920																							
Insulation: 2 - Typical				Adj \$ / SQ: 129.199																							
Int vs Ext: S				Other Features: 68000																							
Heat Fuel: 1 - Oil				Grade Factor: 1.10																							
Heat Type: 3 - Forced H/W				NBHD Inf: 1.00000000																							
# Heat Sys: 1				NBHD Mod:																							
% Heated: 100		% AC:		LUC Factor: 1.00																							
Solar HW: NO		Central Vac: NO		Adj Total: 318035																							
% Com Wall		% Sprinkled:		Depreciation: 98591																							
				Depreciated Total: 219444																							
<b>MOBILE HOME</b>				WtAv\$/SQ:		AvRate:		Ind.Val:																			
Make:		Model:		Serial #:		Year:		Color:																			
<b>SPEC FEATURES/YARD ITEMS</b>				<b>PARCEL ID</b> 089.0-0006-0004.0								<b>IMAGE</b>															
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value									
More: N				Total Yard Items:				Total Special Features:				Total:															